



Office of the  
City Engineer

January 21, 2022

Waterville Public Library Ramp Demolition and New Egress Stairs

**Addendum #1 1-21-2022**

A mandatory pre-bid meeting was held on January 20<sup>th</sup>, 2022, for the above referenced project. Attached is an attendance sign-in sheet. Only those three contractors in attendance will be allowed to bid on this project as a general contractor. The following was discussed at the meeting:

1. Question: Is a construction fence necessary? **Yes. At a minimum, it can be orange construction fence if maintained properly.**
2. Work area and construction parking and laydown areas were discussed. **Sheet C-504 shows the Limit of Work Area. It is important that the contractor only utilizes this area for work, storage, and parking. No contractor parking on Elm St. is allowed. The City will provide some additional parking and storage space on the City owned parking lot at Head of Falls along the Kennebec River if needed.**
3. City permits were discussed. **The contractor will be required to obtain a building permit from the City of Waterville's CEO. There will be no charge for this. The bidder will need to check with Waterville Public Works as to whether a Street Opening Permit is needed and what the cost will be for that. The contractor will need to contact the Waterville Sewer District to see if a permit is required from them. The WSD also manages the storm drain system for the City of Waterville. All permit fees are the responsibility of the contractor.**
4. Questions were asked about the finish on the exposed existing concrete after the ramp is demolished. **We will look at the existing concrete finish after the ramp is removed. The contractor will be responsible for cleaning the existing wall of all soil and debris. Any additional work or coating will be by a Change Order to the contract.**
5. A question was asked about ledge removal. **Ledge is not anticipated. If ledge is found the contractor will be required to expose the ledge for inspection by the Engineer. Ledge removal will be paid for by Change Order.**
6. Questions were asked about access required for the door that is at the top of the ramp. **This door will be closed to the public for the duration of work involving the demolition of the ramp and the construction of the egress stairs, sitework, etc.**



City Hall, 1 Common Street, Waterville, ME 04901-6699  
Phone: (207) 680-4232 | Fax: (207) 680-4234  
amcpherson@waterville-me.aov



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7. Long lead items were discussed. **If any items have a long lead time that will be outside the 90-day construction window, the time penalty will not apply to this item or other work that is naturally associated with this item, i.e. door related hardware. The contractor will work with the library to schedule the installation of the long lead items as soon as possible after the item is on site.**
8. Electrical was discussed. **The contractor shall carry in their bid money to disconnect the power to the lights that are embedded in the existing ramp. This may require installing a junction box at the point of removal or tagging out a circuit breaker that goes to these lights. The contractor will follow the current electrical codes in force at the time of the bid. Any additional electrical work above and beyond this will be paid for by Change Order.**
9. Door and hardware manufactures were discussed. **Attached are two possible suppliers of doors and hardware. One is also a supplier of handrails. This is being provided for contractor convenience only. The contractors can carry any qualified supplier in their bid. The City of Waterville is not recommending the attached suppliers and will assume no responsibility if the contractors uses either or both suppliers in their bid.**

Not part of the pre-bid meeting: There is a short run of slipform concrete curb as part of this project. Due to the length of this curb, the mobilization cost of the slipform subcontractor may be prohibitively high. The contractor will have the option to substitute new granite curb in lieu of slipform concrete curb. The curb layout and tip-downs will remain the same. There will be no additional compensation for granite curb if used.

If anything was omitted from this pre-bid meeting, or if the contractors have any additional questions, please get them to me by the deadline as listed in the bid documents. The contractor **MUST** acknowledge this and any other addendum with their bid.

Andrew J. McPherson, P.E.  
City Engineer  
City of Waterville



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Phone: (207) 680-4232 | Fax: (207) 680-4234  
[amcpherson@waterville-me.aov](mailto:amcpherson@waterville-me.aov)

## Andrew McPherson

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**From:** Tammy L. Rabideau  
**Sent:** Thursday, January 20, 2022 1:38 PM  
**To:** Andrew McPherson  
**Subject:** Exactitude

### Jason Cyr | Sales Consultant | Exactitude

*A DIVISION OF THE COOK & BOARDMAN GROUP, LLC*

T 207.942.3411 | F 207.942.3385

59 Banair Road, Unit A, Bangor, ME 04401

Hardware Consultants | Precision Systems Integration | Precision Millwork






## Andrew McPherson

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**From:** Tammy L. Rabideau  
**Sent:** Thursday, January 20, 2022 2:33 PM  
**To:** Andrew McPherson  
**Subject:** Mainely Handrails

Perry recommended that we look at Mainely Handrails as a candidate that might be helpful for the doorway.  
Mainely Handrails LLC, Metal Fabrication Shop, Powder Coating, Handrails, Fire Pits, Fairfield, Maine

Waterville Public Library Ramp Demolition and New Egress Stairs					
Mandatory Pre-Bid Meeting	January 20th	11:00			
Sign-In Sheet					
Business Name	Attendee Name	Attendee Signature	Email	Phone Number	
1 L. C. Whitcomb Landscaping	Greg Whitcomb		lscwhitcomb@comcast.net	323-1055	
2 Nickerson & O'Day	Gerry Bard		gbard@nickoday.com	989-7400	
3 Maine Highlands Contracting	Brock Starbird		bstarbird@contractingmaine.com	478-9248	
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